

*** A G E N D A ***

PLANNING BOARD—MEETING

TOWN HALL COUNCIL CHAMBERS

Monday, September 17, 2007

6:30 p.m.

CONSENT AGENDA

A. Acceptance of Minutes

July 16, 2007 Regular Meeting

August 1, 2007 Special Meeting

August 20, 2007 Regular Meeting

August 28, 2007 Site Visit

B. Minor Subdivisions

Minor Residential Subdivision: Preliminary

“The Wheatley Plat” – AP 38, Lot 10-1

--on Plain Road; 1 new lot proposed

Owner/Applicant: George and Muriel Wheatley

OLD BUSINESS

Marriott Signage- Revised

-- In Exit 7 SMD, Centre of New England; proposed relocation of pylon sign and addition of ground monument sign

Owl Ridge Major Subdivision– construction status, bond

--Off Henry Brown Road on Orion View Drive; guardrail and sink holes

Developer: DOSCO, Inc., David Annese

Development Plan Review: Preliminary Plan

and Advisory Recommendation to Zoning Board for Variances

“Centrex”- AP 3, Lot 14

--off Hopkins Hill Road; addition to existing warehouse proposed;

Zoning dimensional variances requested

Owner: Centrex Distributors, Inc

Major Residential Subdivision: Master Plan Public Informational Meeting, cont.

“Stonebridge Estates” (formerly Millstone Farm Estates) – AP 33, Lot 1-1

--off Plain Meeting House Road; 21 lots proposed

Owner: Wayne Regnaire, Executor of Estate; Applicant: Universal Realty

Amendment to the Comprehensive Plan- Public Hearing

and advisory opinion to Town Council on Zoning District Change-

Major Industrial Land Development Project: Pre-Application AP 13 and 14 (many parcels)

-- off Victory Highway; Ritchie Bros. Auctioneers, heavy equipment auction grounds

Applicant: Ritchie Bros. Properties Limited

--continued from last month

NEW BUSINESS**

**Amendment to Comprehensive Plan Public Hearing
and Advisory Opinion to Town Council on application for Zoning
Amendment and Zone Change proposing Village Special Management
District: AP 1 Lot 10-1 and 10-3, 13, & 15**

**--Current Zoning is Highway Business; Proposed Zoning is to create
a new Special Management Zoning District for these parcels. On
corner of Division Street and New London Turnpike;
Owner: Universal Properties (Nicolas Cambio)**

Major Residential Subdivision: Master Plan

“Breakheart Estates” – AP 48, Lot 8-1

--on Breakheart Hill Road; 8 lots proposed with new road

Owner: Breakheart Properties, LLC (Norman Marsocci)

• Set Master Plan Public Informational Meeting Date

**Minor Residential Compound Subdivision: Pre-Application
/Preliminary Public Hearing**

“Berry Residential Compound” – AP 56, Lot 11

--off Bates Trail; 1 new lot proposed

Owner/Applicant: David S. & Michele E. Berry

PLANNING PROJECTS:

Advisory Recommendation to the Town Council: Inclusionary Zoning Ordinance

--review draft ordinance and provide advisory recommendation to Town Council

Set Workshop date

-- Current Planning Topics/ Projects: Proposed Amendments to the Subdivision Regulations, Village centers; Affordable Housing ordinances; Design Regulations; Exit 5 Cloverleaf;

PLANNING DISCUSSION/ OTHER BUSINESS:

--requires vote to add to agenda for discussion only

*** any other business to be voted on..**

**** any agenda item not introduced by 10:00 p.m. may be rescheduled for the subsequent meeting or a special meeting at the discretion of the Board.**

The Town of West Greenwich will provide interpreters for the hearing impaired at any meeting provided a request is received three (3) business days prior to said meeting. An audio tape copy of the minutes will be provided if requested by a vision impaired person at least forty-eight (48) hours in advance of the meeting date.